

**WICHITA HISTORIC PRESERVATION BOARD MINUTES  
SPECIAL MEETING  
6 NOVEMBER 2002  
CITY HALL, 455 N. MAIN, 10TH FLOOR-MAPD CONFERENCE ROOM  
3:30 P.M.**

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The special meeting of the Historic Preservation Board was held Wednesday, November 6, 2002, at 3:30 P.M. in the Metropolitan Area Planning Department's Small Conference Room, City Hall – Tenth Floor, 455 N. Main, Wichita, Kansas.

Members Present :                      Keith Lawing (Chair)  
   Kim Edgington, in at 3:35 PM  
   Stan Sheldon  
   Paul Cavanaugh  
   Randall Steiner

Staff Present :                              Kathy Morgan, Historic Preservation Planner  
   Mike Gable, Office of Central Inspection

**ITEM NO. 1      ROLL CALL**

The meeting was called to order and board members stated their names.

**ITEM NO. 2      OLD BUSINESS**

1.      **MAJOR:**                      (HPC2002-00130) Environs, McCormick School  
         **APPLICANT:**              Joe Rodriguez  
         **FOR:**                        1145 Munnell

Applicant proposes to install vinyl windows and 4 inch vinyl siding. Staff recommends that the board find that the project does not encroach, damage or destroy the environs of the McCormick School.

**Motion #1:**      Motion was made by Steiner, seconded by Cavanaugh, that the proposed project does not encroach, damage or destroy the environs of the McCormick School. Motion carried unanimously (5-0).

**ITEM NO. 3      CERTIFICATE OF APPROPRIATENESS APPLICATIONS**

1.      **MAJOR:**                      (HPC2002-00150) Old City Hall  
         **APPLICANT:**              Stephen Antimedes  
         **FOR:**                        111 W. Douglas

Applicant proposes to remove EIFS type material at street story level to uncover the marble and terra cotta detailing on the pilasters, paint a new color scheme on the remainder of the building. Staff recommends that the board find that the proposed project does not encroach, damage, or destroy the environs of Old City Hall. The board discussed the scope of work and felt the color scheme of Dapper Tan and Ochre Tan would be more appropriate.

**Motion #2:**      Motion was made by Cavanaugh, seconded by Sheldon, that the proposed project does not encroach, damage, or destroy the environs of the Old City Hall. Motion carried unanimously (5-0).

2.      **MAJOR:**                      (HPC2002-00151) Environs, Eaton Hotel & East Douglas Historic District  
         **APPLICANT:**              Historic Development Corp.  
         **FOR:**                        518 E. Douglas

Applicant proposes install parking bollards, paint gunnite walls, build trash enclosure, and repair exterior stairs. Staff recommends that the board find that the project does not encroach, damage or destroy the environs of the Eaton Hotel.

**Motion #3:** Motion was made by Shelden, seconded by Cavanaugh, that the proposed project does not encroach, damage or destroy the environs of the Eaton Hotel. Motion carried unanimously (5-0).

3.     **MAJOR:**                     (HPC2002-00152) Environs, Sternberg House  
       **APPLICANT:**         Dick Reilly  
       **FOR:**                     1068 N. Waco

Applicant proposes to reuse existing pole sign structure and install an interior lighted plastic face sign for Juarez Bakery. Staff recommends that the board find that the project does not encroach, damage or destroy the environs of the Sternberg House.

**Motion #4:** Motion was made by Lawing, seconded by Shelden, that the proposed project does not encroach, damage or destroy the environs of the Sternberg House. Motion carried unanimously (5-0).

4.     **MAJOR:**                     (HPC2002-00153) Lassen Hotel  
       **APPLICANT:**         Gossen-Livingston, Alan Tast  
       **FOR:**                     155 N. Market

Applicant proposes to build enclosure for back-up generator equipment on south side of building. The siting of the generator and screening wall is not immediately attached to the building. Staff recommends that the board find that the application be approved as presented.

**Motion #5:** Motion was made by Shelden, seconded by Cavanaugh, that the proposed project be approved as presented. Motion carried unanimously (5-0).

5.     **MAJOR:**                     (HPC2002-00154) Environs, Sternberg House  
       **APPLICANT:**         Ramaldo Lopez  
       **FOR:**                     420 W. 9<sup>th</sup> Street

Applicant proposes to install new windows and vinyl siding. Staff recommends that the board find that the project does not encroach, damage or destroy the environs of the Sternberg House with the condition that the siding be 4-6 inch horizontal lap siding.

**Motion #6:** Motion was made by Steiner, seconded by Shelden, that the proposed project does not encroach, damage or destroy the environs of the Sternberg House with the condition that the siding be 4-6 inch horizontal lap siding. Motion carried unanimously (5-0).

6.     **MAJOR:**                     (HPC2002-00155) Environs, Lassen Hotel  
       **APPLICANT:**         Jim Sinclair, PAL Glass  
       **FOR:**                     120 E. First

Applicant proposes to install new aluminum frame, blue tinted, low-energy windows. Staff recommends that the proposed project does not encroach, damage or destroy the environs of the Lassen Hotel with the condition that low-e glass is clear or the tint be reduced by 50%.

**Motion #7:** Motion was made by Shelden, seconded by Cavanaugh, that the proposed project does not encroach, damage or destroy the environs of the Lassen Hotel with the condition that only one pane has the blue film coating. Motion carried unanimously (5-0).

7.     **MAJOR:**                     (HPC2002-00156) Environs, Hypatia House  
       **APPLICANT:**         Richard Hultman  
       **FOR:**                     1245 N. Broadway

Applicant proposes to demolish structure. Staff recommends that the board find that the demolition be deferred until the lifting of the Midtown Moratorium in the spring of 2003 and the property owner re-submit at that time.

**Motion #8:** Motion was made by Lawing, seconded by Cavanaugh, that the board defer the request for demolition. Motion carried unanimously (5-0).

8.     **MAJOR:**                               (HPC2002-00157) Environs, Engine House #6  
       **APPLICANT:**               Chuck Doffing  
       **FOR:**                               1316 S. Main

Applicant proposes to construct a new, 20 X 30 garage. Staff recommends that the proposed project does not encroach, damage, or destroy the environs of Engine House #6 with the condition that the lap siding have a six inch profile and the ridge height of the structure does not exceed 20 feet.

**Motion #9:**     Motion was made by Edgington, seconded by Shelden, that the proposed project does not encroach, damage or destroy the environs of Engine House #6, with the condition that building meet all of the setback requirements, the lap siding have a six inch profile and the ridge height of the structure does not exceed 20 feet. Motion carried unanimously (5-0).

9.     **MAJOR:**                               (HPC2002-00158) Environs, Lassen Hotel  
       **APPLICANT:**               R & T Specialty Construction  
       **FOR:**                               150 N. Main

Applicant proposes to install windows on the north side of the building. Staff recommends that the proposed project does not encroach, damage, or destroy the environs of the Lassen Hotel, with the condition that the openings have a pronounced vertical orientation.

**Motion #9:**     Motion was made by Cavanaugh, seconded by Shelden, that the proposed project be approved as presented and that it does not encroach, damage or destroy the environs of the Lassen Hotel, with the condition that the openings have a pronounced vertical orientation. Motion carried unanimously (5-0).

### **ITEM NO. 3     ADJOURNMENT**

Meeting adjourned 4:30 p.m.